

# Antica Villa Mocasina

**Region:** Italian Lakes   **Sleeps:** 8

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## Overview

Nestled within the historic town of Calvagese della Riviera, the Antica Villa Mocasina emerges as a timeless sanctuary amidst the enchanting Valtènesi wine region. Steeped in centuries of history, this former monastery-turned-villa welcomes you to a home where tradition meets contemporary elegance in perfect harmony.

As you enter the grand entrance, you are greeted by a seamless fusion of old-world charm and modern sophistication. The interiors have been meticulously restored to preserve the villa's heritage while embracing state-of-the-art technology. Inside you will find three air-conditioned bedrooms for six to eight people with ensuite bathrooms and two additional WCs. Living spaces include a stunning living and dining space, a home cinema, and an impressive three fully-equipped kitchens! You will find a vaulted cellar with a gym area.

Outside, the newly designed gardens include a symphony of fragrant herbs, lush olive trees, and vibrant fruit orchards. The pièce de résistance is undoubtedly the sprawling twenty-five-metre pool. In July and August, guests also have the option to rent out the pool house. In true beach house style it a one room apartment with an additional sofa bed and ensuite bathroom. You will also find a small kitchen area and direct access to the full equipped outdoor kitchen.

The villa boasts an array of amenities to cater to every passion. Golfers can perfect their swing on the professional putting green, while fitness enthusiasts can work out in the stylishly appointed gym.

Inside, culinary fans are treated to a gastronomic journey like no other. Three gourmet kitchens await, each a testament to the villa's commitment to culinary excellence. Whether dining indoors amidst breathtaking mountain vistas or savouring al fresco delights by the pool.

**As mentioned in...** (<https://www.cntraveller.com/gallery/best-lake-garda-villas>)



# Condé Nast Traveller

## Facilities

Golf Nearby • Walking/Hiking Paths • Horse Riding • Watersports • Canoeing/Kayaking • Historical Sites • Wine Tasting • Recommended • Cycling • Fishing • Air-Con • Wi-Fi/Internet • Boat Trips • Hairdryer • Wellness • Coffee Machine • Villa • Washing Machine • Lakes and Mountains • Rural Location • Table Tennis • Wow Factor • Maid Service Available • Private Pool • Gym/Fitness Room • Cooking Classes Available • Yoga Classes Available • Spa Treatments Available • Wine-Tasting Available • Board games • Babysitting Available • On-Site Concierge • Heated Pool • Laundry Service • Ideal for Kids • Ideal for Teens • Pets on Request • <1hr to Airport • Tumble Dryer • Dishwasher • Microwave • Electric Car Charger • Safety Deposit Box • All Bedrooms En-Suite • Smart TV • Wine Cellar • Outdoor Games • Home Cinema • Heating • Fenced Grounds • Parking Space • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages

# Interior & Grounds

## Villa Interiors (350m2)

### Ground Floor

- Gourmet kitchen with Gaggenau appliances, wine fridge and adjoining vaulted dining cellar
- Access to garden and pool area
- Fitness gym (50m2)
- Guest WC

### First Floor

- Main entrance foyer
- Main fully-equipped kitchen
- Living room with home cinema TV
- Double bedroom with ensuite bathroom
- Triple bedroom with ensuite bathroom
- Guest WC
- Dining room

### Second Floor

- Triple bedroom with ensuite bathroom
- Library

### Pool House (25m2)

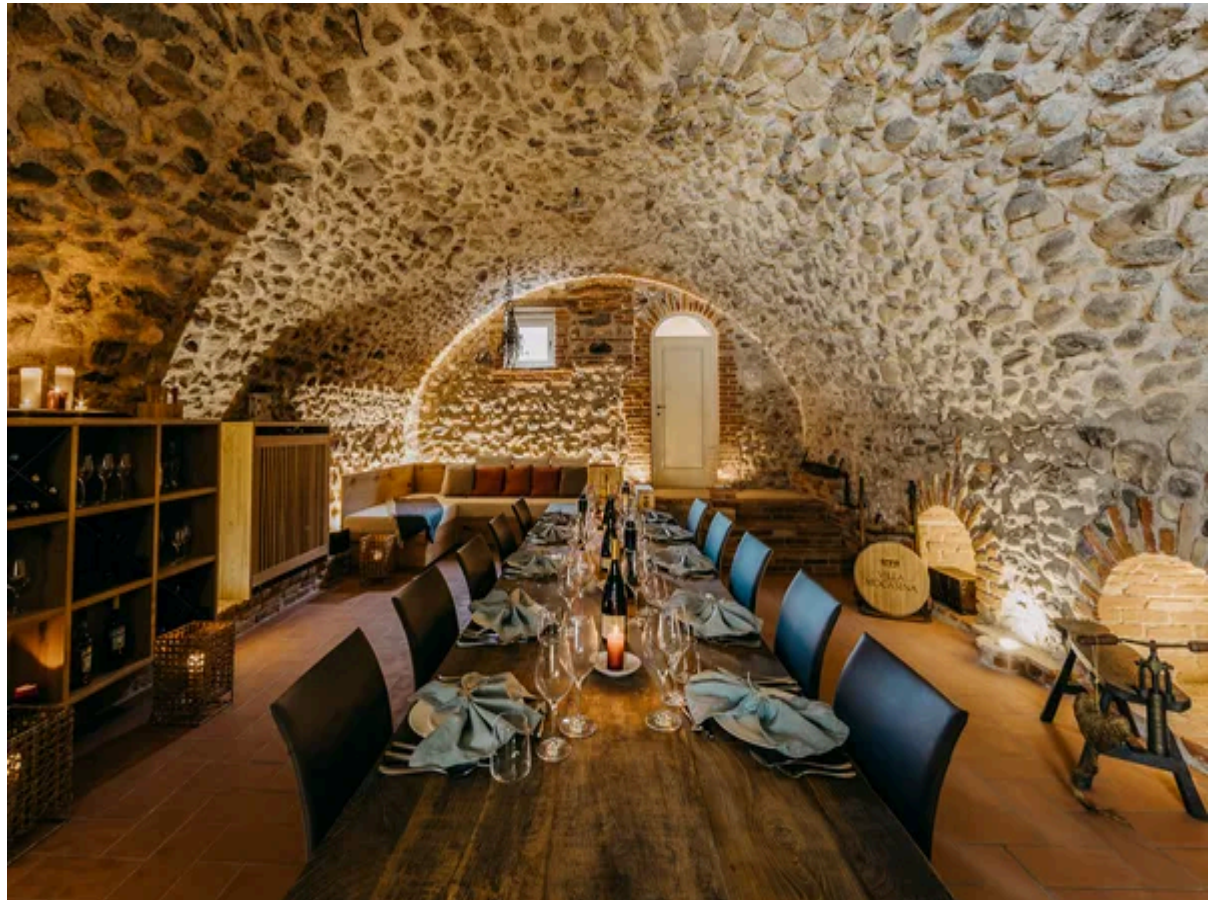
- Bedroom with double bed (180cm x 200cm), ensuite bathroom with rain shower and air-conditioning
- Sofa bed
- Small kitchen area including coffee table and chairs

## Outside Grounds (5000m2)

- Private swimming pool (25m x 4m, max depth: 1.4m), open from approximately Easter to November
- Sun-deck (250sqm)
- Gardens
- Outdoor shower
- Putting green
- Deckchairs
- Sunshades
- Garden furniture
- Barbecue grill
- Outdoor kitchen with Teppanyaki grill
- 1 XXL campervan pitches
- Table tennis, boccia and playing field
- Parking area for 6 cars

## Additional Facilities

- WiFi
- Iron and ironing board
- Hi-Fi sound system
- Charging station for E-Cars
- Library



- Barbecue grill
- 3x dishwashers (2x indoor and 1x outdoor)
- Ice cream maker
- Sonos sound system (pool house)



# Location & Local Information

Nestled within the picturesque town of Calvagese della Riviera, Antica Villa Mocasina offers an idyllic escape in the heart of the Valtènesi wine region. Situated on the shores of Lake Garda, this historic estate provides a perfect blend of relaxation and convenience. Guests can immerse themselves in the rich cultural tapestry of the surrounding medieval town, with its cobblestone streets and charming architecture, or venture further afield to explore the enchanting landscapes of the Italian countryside.

The villa's prime location affords easy access to many leisure activities, from wine tasting at local vineyards to water sports on the shimmering waters of Lake Garda. For those seeking adventure, the nearby mountains offer ample opportunities for hiking, mountain biking, and panoramic vistas. Whether craving a romantic retreat or a family getaway, Antica Villa Mocasina promises a memorable holiday experience in one of Italy's most captivating destinations.

## Local Amenities

Nearest Airport	Verona Airport (50km)
Nearest Airport 2	Milano Bergamo Airport (75km)
Nearest Ferry Port	Toscolano Maderno (25km)
Nearest Village	Calvagese (1km)
Nearest Town/City	Salò (15km)
Nearest Bar/Pub	Calvagese (1km)
Nearest Supermarket	Calvagese (1km)
Nearest Restaurant	Calvagese (1km)
Nearest Golf	Arzaga Golf Club (5km)
Nearest Beach	Lido Beach (Lake beach) (9km)



## What we love

- A relaxing oasis amidst the Valtènesi wine region, blending historic charm with modern comfort.
- The villa boasts a huge 25-metre pool, gourmet kitchens, and lush gardens offering unparalleled relaxation and indulgence.
- Perfect base for exploring Lake Garda, medieval Calvagese della Riviera, and nearby outdoor adventures.

## What you should know...

- The villa is in the town of Calvagese della Riviera, surrounded by other houses.
- The villa features three fully equipped kitchens. Two main indoor kitchens with Gaggenau appliances and an additional outdoor kitchen by the pool.
- The pool house is available to rent on request in July and August. Please enquire for more details and rates.

# Terms & Conditions

- **Security deposit:** €5000 charged to client's credit card as a pre-authorisation at least 2 weeks prior to arrival and refunded two weeks after departure, subject to full inspection.
- **Arrival time:** 4.00 p.m. Check-in outside this time may be subject to an extra cost. Please enquire for more details.
- **Departure time:** 10.00 a.m.
- **Energy costs included?:** Yes.
- **Linen & towels included?:** Yes.
- **Pets welcome?:** On request only at extra cost per dog per week (max 2 dogs) and with prior agreement with the owner. An additional final cleaning fee may be charged for heavy soiling. Please enquire for further info.
- **Other Ts and Cs:** Weddings, stag/hen parties and any special events are on request only and subject to prior arrangement with the owner and additional charges. Please note home security devices may be installed at the villa, please enquire for further information. Please note that your booking will only be confirmed once we have checked availability with the owner or their property manager. Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only and correct rates will be confirmed at the time of booking.
- **Changeover day:** Saturday in High Season. Flexible all other periods.
- **End of stay cleaning available?:** Yes. However, guests are required to leave the accommodation clean, tidy and in the same condition as on their arrival. Any extra cleaning, laundry, maintenance and/or rubbish disposal required will be charged against the security deposit.
- **Smoking Allowed?:** Outside only.
- **Minimum stay:** 7 nights from approximately mid-June to mid-September, 4 nights during all other periods.
- **Heating costs included?:** Included.
- **Pool heating charge?:** Extra payable upon consumption in cash in Euros locally. To be requested beforehand. Please note that like all heated pools, pool heating and water temperature are reliant on weather and outside temperatures.
- **Tax:** Italian Visitors Tax payable locally in cash (typically costs €1-€10 per adult per night - please enquire if exact amount is required).
- **Internet access?:** Wi-Fi internet access included.
- **Pool towels included?:** Yes.
- **Pool opening dates?:** The pool is open from approximately Easter to November. Please note that pool opening dates are subject to local weather conditions and pool maintenance requirements and that cooler months may not be suitable for swimming.
- **Property Licence Number:** CIR: 017033-CNI-00004 CIN: IT017033C2X96ETCFO